

NORTH CAROLINA
RANDOLPH COUNTY

RESTRICTIVE COVENANTS

We, Alvie Daniel Boone and wife, Nancy Swain Boone, are the owners of a tract of land described in a deed dated October 6, 1978, executed by Robert L. Clark and wife, Lydia F. Clark to Alvie Daniel Boone and wife, Nancy Swain Boone, which deed is recorded in Deed Book 1104, Page 657, to which reference is made for further description.

In order to insure that the use of said lands shall be for attractive residential purposes only, we, the undersigned, hereby place the following limitations, restrictions and uses to which said lands may be put, hereby specifying that these declarations shall constitute covenants to run with said lands and they shall be binding upon all parties or persons claiming under them, and the same are for the benefit of persons owning property adjoining said described lands, who may enforce said restrictive covenants. It being the intention of the undersigned that these covenants are to maintain the desired residential-type use of the subject lands and the adjoining property owners.

Said restrictive covenants are as follows:

1. The property shall be used for residential purposes only, and only one single, private dwelling or residence shall be built on said lands.
2. No mobile home, modular home, shack, cement or cinder block building shall be maintained on the premises.
3. No cattle, swine, horse, poultry or similar animal shall be kept on the premises.
4. No junk cars or equipment shall be permitted on the lands.
5. All fuel oil tanks shall be buried beneath the surface of the ground.
6. The dwelling erected on the premises shall have full foundation walls, and cement blocks in the foundation shall not be exposed to view.

7. No residence containing less than the square footage of heated floor space for the types of residences as set forth below shall be constructed on the lands:

- Single Story Residence - 1400 square feet
- 2-Story Residence - 800 square feet on the 1st Floor and 400 square feet on the 2nd Floor
- Split-level or Tri-level House - 1600 square feet

8. No nuisance or offensive, noisy or illegal activities shall be maintained on the premises.

These restrictions are for the benefit of the makers of these covenants and the adjoining property owners and said covenants are and shall be binding upon all present and future owners of said lands, their successors, heirs and assigns and shall be covenants running with the lands.

This 27 day of July, 1981.

Alvie Daniel Boone (SEAL)
Alvie Daniel Boone

Nancy Swain Boone (SEAL)
Nancy Swain Boone

NORTH CAROLINA
RANDOLPH COUNTY

I, Carmen M. Williams, a Notary Public, in and for said County and State do hereby certify that Alvie Daniel Boone and wife, Nancy Swain Boone, personally appeared before me this day and acknowledged the due execution of the foregoing RESTRICTIVE COVENANTS.

WITNESS, my hand and notarial seal, this 27 day of July, 1981.

Carmen M. Williams
Notary Public

My Commission Expires:
My Commission Expires September 29, 1985



NORTH CAROLINA Randolph County

The foregoing certificate(s) of Carmen Williams Notary Public of Randolph County

is (are) certified to be correct. This instrument was presented for registration and recorded in this office at Book 1128, Page 677, This 28 day of July, 19 81 at 11:45 o'clock A.M.

Annie Shaw, Register of Deeds
By Annie Shaw, Asst. Register of Deeds